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GEORGE E. COLE
LEGAL FORMS

No. 822
November 1984

96353043

QUIT CLAIM DEED Statutory (Illinois) (Individual to Individual)

56 MAY - 3 AM 10:25

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THE GRANTOR(S) Thomas A. Sadowski *5-6-84*
of the City Littleton of _____ County of Arapahoe
State of Colorado for the consideration of
TEN and no/100 DOLLARS,
and other good and valuable considerations *PAYMENT OF \$4,732.24*
IN CERTIFIED FUNDS TO BE PAID
NOT LATER THAN 4/26/96 *in-hand paid,*

COOK COUNTY
RECORDER
JESSE WHITE
ROLLING MEADOWS

RECORDING 27.00
MAIL 0.50
96353043

CONVEY(S) _____ and QUIT CLAIM(S) _____ to
Jeanne B. Sadowski and Michael A. Sadowski
1 Villa Verde Drive, Unit 1-100
Buffalo Grove, IL 60089

(Name and Address of Grantee)

all interest in the following described Real Estate, the real estate
situated in Cook County, Illinois, commonly known as
Unit 1-100, 1 Villa Verde Drive, (st. address) legally described as:
Verde Drive

Above Space for Recorder's Use Only

SEE EXHIBIT ATTACHED HERETO AND MADE A PART HEREOF.
EXEMPT PURSUANT

9% PAR
OF THE REAL ESTATE

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Law of the State of Illinois.

Permanent Real Estate Index Number(s): 03-07-201-019-1001

Address(es) of Real Estate: Unit 1-100, 1 Villa Verde Drive, Buffalo Grove, IL 60089

DATED this: 12th day of April 1996

Please print or type name(s) below signature(s)
_____ (SEAL) _____ (SEAL)
Thomas A. Sadowski
_____ (SEAL) _____ (SEAL)
Thomas A. Sadowski

State of Illinois, County of Jackson ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that

Thomas A. Sadowski
personally known to me to be the same person whose name _____ subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that _____ signed, sealed and delivered the said instrument as free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

IMPRESS
SEAL
HERE

96353043

27.50
KB

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Quit Claim Deed

INDIVIDUAL TO INDIVIDUAL

THOMAS A. SADOWSKI

TO

JEANNE B. SADOWSKI and

MICHAEL A. SADOWSKI

GEORGE E. COLE
LEGAL FORMS

Property of Cook County Clerk's Office



96353043

Given under my hand and official seal, this 9th day of April 19 96

Commission expires My Commission Expires (see No. 490)

[Signature]
NOTARY PUBLIC

This instrument was prepared by Joan D. Eggert, 2452 Prairie Ave., #C1, Evanston, IL 60201
(Name and Address)

MAIL TO: ~~Michael A. Sadowski~~
(Name)
~~2452 PRAIRIE AVE, #C1~~
(Address)
~~EVANSTON, IL 60201~~
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:

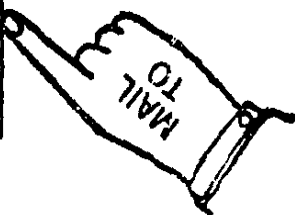
(Name)

(Address)

(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____

WHEN RECORDED MAIL TO:
SBI TITLE, INC.
1821 Walden Office Sq. #120
Schaumburg, Illinois 60173



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EXHIBIT

LEGAL DESCRIPTION

Unit 1-100 in Villa Verde Condominium as delineated on a survey of the following described real estate:

Part of Villa Verde, a subdivision of the South 670 Feet of the Northeast 1/4 of the Northeast 1/4 of Section 7, Township 42 North, Range 11, East of the Third Principal Meridian, in the Village of Buffalo Grove, according to the plat thereof recorded January 3, 1972, as document 21765265, in Cook County, Illinois.

Which survey is attached as Exhibit "C" to the Declaration of Villa Verde Residential Association (as amended from time to time) made by American National Bank and Trust Company of Chicago, as Trustee under Trust Agreement dated April 15, 1983 and known as Trust No. 57523, and recorded in the Office of the Recorder of Deeds, Cook County, Illinois, as Document No. 26700515, and the Declaration of the Villa Verde Umbrella Association (as amended from time to time) made by American National Bank and Trust Company of Chicago, as Trustee under Trust Agreement dated April 15, 1983, and known as Trust No. 57523, and recorded in the Office of the Recorder of Deeds, Cook County, Illinois, as Document No. 26700513; together with their respective undivided percentage interest in the common elements as set forth in said Declarations of Villa Verde Residential Association and the Villa Verde Umbrella Association, together with the tenements and appurtenances thereunto belonging.

The Grantor also hereby conveys and quit claims to Jeanne B. Sadowski and Michael A. Sadowski, their successors and assigns, as rights and easements appurtenant to the above conveyed real estate, the rights and easements for the benefit of said property as set forth in said Declaration of Villa Verde Residential Association and the Villa Verde Umbrella Association.

This Deed is subject to all rights, easements, restrictions, conditions, covenants and reservations contained in said Declaration of Villa Verde Residential Association and Villa Verde Umbrella Association the same as though the provisions of said Declaration of Villa Verde Residential Association and Villa Verde Umbrella Association were recited and stipulated at length herein.

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated April 14, 1944 Signature: Victor C. Hoeker
Grantor or Agent

Subscribed and sworn to before me by the said Victor C. Hoeker this 14th day of April, 1944.

Notary Public Lynn M. Cullick



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated April 14, 1944 Signature: Victor C. Hoeker
Grantee or Agent

Subscribed and sworn to before me by the said Victor C. Hoeker this 14th day of April, 1944.

Notary Public Lynn M. Cullick



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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